Serial No. 210870991

Landlord (or where appropriate their agent)
believe housing
Spectrum
4 Spectrum Business
ParkSeahamCounty Durham
SR7 7TT

Tel:

LANDLORD GAS SAFETY RECORD

This inspection is for gas safety purposes only in accordance with The Gas Safety (Installation and Use) Regulations. Flues were inspected visually and checked for satisfactory evacuation of product of combustion. A detailed internal inspection of the flue integrity, construction and lining has not been carried out.

Registered Business Details
believe housing
Spectrum
4 Spectrum Business Park
Seaham
County Durham
SR7 7TT

Gas Safe No. 569807

Job Address

BYRON LODGE COMMUNITY CENTRE
BYRON LODGE ESTATE
SEAHAM

SR7 0JY

believe housing

APPLIANCE DETAILS						INSPECTION DETAILS										
	Location	Type	Make	Model	Serial Number	Landlords Appliance	Inspected	Flue Type (OF/RS/FL)	Flue Direction	Operating Pressure / Heat Input	Safety device(s) correct operation	Ventilation provision satisfactory	Spillage Test	Flue Flow Test	Visual condition of flue and termination satisfactory	Appliance serviced	Appliance safe to use
1	Kitchen	Combi Boiler	Vokera	Unica 28HE	N.a	Yes	Yes	RS	Horizontal	27.22 Kw/h	Yes	Yes	N/A	N/A	Pass	Yes	Yes

DETAILS OF ANY FAULTS	REMEDIAL ACTION TAKEN	APPLIANCE NOTES	LABEL & WARNING NOTICES ISSUED	FLUE GAS ANALYZER READINGS						
				O^2 (%)	CO (PPM) High	CO (PPM) Low	CO^2 (%) High	CO^2 (%) Low	Ratio High	Ratio Low
1			**No**	20.9	140	25	9	9	0.0015	0.0003

Gas installation pipework satisfactory visual inspection	Yes
Emergency Control accessible	Yes
Satisfactory Gas Tightness test	Yes
Gas Meter - Hall Cupboard	Yes
Meter Capped?	No
Bonding on Gas Meter	Yes
Gas Meter Type	Smart meter

SMOKE/CO ALARM TESTING

Type	Make	Expiry Date	Location	Result	Comments/Defects
SMOKE_DET	Smoke - Mains Hard Wired	01/09/2031	Communal Hall	Pass	
CO_ALARM	CO - Battery	01/03/2029	Kitchen	Pass	
	Smoke - Mains Hard Wired	01/09/2031	Hall	Pass	

OPERATIVE COMMENTS

Has the magnetic filter been cleaned?No

Expansion Vessel re-pressurised? No Door closer checked:N/A

Signed:

Signed: N/A

Operative: Joshua Ternent-Bird
Gas Safe ID: 5810630

Dated: 19/01/2026

Warning Notices (if applicable)